

立法會
Legislative Council

LC Paper No. PWSC86/99-00
(These minutes have been
seen by the Administration)

Ref : CB1/F/2/2

**Public Works Subcommittee of the Finance Committee
of the Legislative Council**

**Minutes of the 9th meeting
held at the Legislative Council Chamber
on Wednesday, 16 February 2000, at 10:45 am**

Members present:

Hon HO Sai-chu, SBS, JP (Chairman)
Ir Dr Hon Raymond HO Chung-tai, JP (Deputy Chairman)
Hon LEE Wing-tat
Hon Fred LI Wah-ming, JP
Hon CHEUNG Man-kwong
Hon CHAN Yuen-han
Hon CHAN Kam-lam
Hon Gary CHENG Kai-nam, JP
Hon SIN Chung-kai
Hon WONG Yung-kan
Hon Mrs Miriam LAU Kin-yea, JP
Hon Emily LAU Wai-hing, JP
Hon LAW Chi-kwong, JP
Hon TAM Yiu-chung, GBS, JP

Members absent:

Hon Kenneth TING Woo-shou, JP
Hon James TIEN Pei-chun, JP
Hon Cyd HO Sau-lan
Hon Edward HO Sing-tin, SBS, JP
Hon Eric LI Ka-cheung, JP
Prof Hon NG Ching-fai
Hon James TO Kun-sun
Hon Christine LOH

Dr Hon LEONG Che-hung, JP
Hon LAU Kong-wah
Hon Andrew CHENG Kar-foo
Dr Hon TANG Siu-tong, JP

Public officers attending:

Miss Elizabeth TSE	Deputy Secretary for the Treasury
Mr James HERD	Principal Assistant Secretary for the Treasury (Works)
Mr S S LEE, JP	Secretary for Works
Mr Gordon SIU, JP	Secretary for Planning and Lands
Mr Mike STOKOE, JP	Deputy Director of Environmental Protection
Mr Patrick LI	Principal Assistant Secretary for Education and Manpower
Mr Peter P Y LEUNG	Assistant Director of Education (Special Duties)
Mr S H PAU, JP	Director of Architectural Services
Mr H K WONG, JP	Director of Territory Development
Mr K C NG	Chief Engineer (Tseung Kwan O), Territory Development Department
Mrs Joanna KWOK	Government Engineer (Strategic Infrastructure), Transport Department
Ms Eva TO	Principal Assistant Secretary for Environment and Food
Mr S K WONG	Project Director, Architectural Services Department
Mr S K HO	Assistant Director (Administration), Food and Environmental Hygiene Department
Mr James LI	Assistant Director (Operations), Food and Environmental Hygiene Department
Mr NG Sek-hon, JP	Deputy Secretary for Home Affairs
Ms CHIU Yuen-chu, Lolly	Deputy Director (Administration), Leisure and Cultural Services Department
Mr MAK Kin-lam, Michael	Assistant Director (Libraries and Development), Leisure and Cultural Services Department
Mr WOO Wai-man, Johnny	Assistant Director (Leisure Services), Leisure and Cultural Services Department
Mr Robert CHONG	Senior Staff Officer (Planning), Leisure and Cultural Services Department
Mrs Philomena LEUNG	Principal Assistant Secretary for Environment and Food
Mr John COLLIER, JP	Director of Drainage Services

Mr W T YEUNG Chief Engineer (Consultants Management),
Drainage Services Department
Mr Benny WONG Assistant Director (Waste and Water),
Environment Protection Department
Dr Malcolm BROOM Principal Environmental Protection Officer
(Water Policy and Planning)

Clerk in attendance:

Miss Polly YEUNG Chief Assistant Secretary (1)3

Staff in attendance:

Ms Pauline NG Assistant Secretary General 1
Ms Anita SIT Senior Assistant Secretary (1)8

PUBLIC WORKS PROGRAMME

Upgrading of projects to Category A

Head 703 - Buildings

PWSC(1999-2000)91	266EP	Primary school at Kin Tak Street, Yuen Long
	278EP	Primary school in Sau Mau Ping Estate, phase 9

Referring to the layout plans of the two proposed schools, Mr CHEUNG Man-kwong raised the following queries-

- (a) For school 266EP in Yuen Long where only one basketball court would be provided at ground level, whether it was feasible to incorporate the two adjacent sites north of the school into the school site in order to provide more open space for student activities.
- (b) For proposed school 278EP in Sau Mau Ping, whether the Administration had explored alternative layouts to optimise the site area so that the two basketball courts could be co-located to make available a larger playground.

2. In reply, the Director of Architectural Services (DArchS) confirmed that the two sites adjacent to proposed school 266EP were respectively occupied by

private properties and an open space, therefore, it was not possible to enlarge the school site by expanding onto them. As regards proposed school 278EP, he advised that only about four-fifths of the site was usable area, as there were slopes and retaining walls at the northern and southern parts of the site. The Architectural Services Department (ArchSD) had considered the alternative of positioning the classroom block along side the assembly-hall block which would allow the co-location of the two basketball courts, but would make it impossible to designate an ingress/egress for the school on Sau Ming Road or Estate Road according to the land lease requirement. He also remarked that under the present layout design, the ground level of the assembly hall block would have through access to both basketball courts and actual experience had shown that some schools preferred this design.

3. Mr CHEUNG Man-kwong considered the segregation of playground areas for proposed school 266EP undesirable as it would pose constraints on the variety and scale of school activities. He urged the Administration to adopt a more flexible approach in school design with a view to providing bigger and integrated playground areas for student activities. Miss CHAN Yuen-han shared a similar view and opined that the two basketball courts should be co-located to form a larger playground.

Admin

4. In view of members' concern, the Chairman requested and DArchS agreed to explore possible improvement to the school layout in conjunction with the Education Department (ED) with a view to providing an integrated and larger playground for the proposed school.

5. Noting that 3-metre high retaining wall cum solid boundary walls would be constructed on the western and southern boundaries of proposed school 278EP, Mr Fred LI enquired whether trees would be planted on the walls and the North slope for aesthetic purposes. In reply, DArchS advised that the North slope would be too steep for planting trees. It would be hydroseeded. To improve the aesthetics of the boundary walls, artistic patterned tiles and glass blocks could be used as composite materials for the walls. He also pointed out that solid walls, which had been used in a number of school projects, were more effective than trees for noise abatement. Mr Fred LI urged the Administration to improve the landscaping of these boundary walls by using suitable materials.

6. As proposed school 278EP in Sau Mau Ping was scheduled for completion in December 2001 after the school term had started, Mr Fred LI enquired when the new school would commence operation. In reply, the Assistant Director of Education (Special Duties) (AD/E) advised that the proposed school was constructed to facilitate the conversion of an existing bi-sessional primary school into whole-day operation and arrangements for the conversion would be made upon completion of the new school.

7. Referring to the recent conversion of a bi-sessional primary school at Kwong Yuen Estate in Shatin into whole-day operation, Miss Emily LAU commented that the arrangement of reprovisioning some classes to a new school in Ma On Shan was unsatisfactory. She asked which of the existing schools in the district would be converted to whole-day operation after reprovisioning to proposed school 278EP, and sought confirmation that the school management and the parents concerned would be consulted and notified of the conversion arrangements well in advance. In reply, AD/E advised that upon approval of the present proposal, an existing bi-sessional school would be selected for the conversion. He assured members that ED would liaise with the school management on the conversion arrangements and would also remind the school management to consult the parents concerned early with a view to achieving a smooth conversion.

8. In this connection, Miss Emily LAU further enquired about the criteria for selecting an existing bi-sessional school for conversion and whether the proximity of an existing bi-sessional school to the new school would be taken into consideration. Miss CHAN Yuen-han shared similar concern about the distance between the new school and the existing school selected for the conversion. In response, AD/E confirmed that proximity to the new school would be an important factor for consideration in the selection process.

9. Miss Emily LAU and Miss CHAN Yuen-han enquired about the schedule for the conversion of the existing 17 bi-sessional schools in Kwun Tong District into whole-day operation. In reply, the Principal Assistant Secretary for Education and Manpower (PAS/EM) advised that whilst the interim target was to enable 60% of primary pupils in public sector schools to study on a whole-day basis by September 2002, the Chief Executive had also announced in his 1998 Policy Address the tentative longer-term target of enabling virtually all primary students to study in whole-day schools by the commencement of the 2007/08 school year. As regards the conversion of existing bi-sessional schools in Kwun Tong District into whole-day operation, AD/E said that three new schools in the district would be completed by 2002/03 for conversion of three existing bi-sessional schools, while conversion of the other bi-sessional schools in the district would take place in the following years.

10. In reply to Mr Fred LI's enquiry about the planned provision of primary school places in the Sau Mau Ping area, AD/E advised that the provision of primary school places was planned on a district basis. Upon completion of proposed school 278EP and five other school projects currently in progress, there would be sufficient school places in Kwun Tong District to meet the projected demand up to year 2002/03. He also informed members that construction of a primary school in Sau Mau Ping Estate was underway and was scheduled for completion in year 2001. In this regard, Mr Fred LI requested further information on the demand and supply of primary school places in the Sau Mau Ping area, which he emphasized was not within walking distance from

Action

Admin other areas in the Kwun Tong District. AD/E agreed to provide the information after the meeting.

11. On Miss Emily LAU's concern about the progress of new school projects to meet the projected shortfall of school places, PAS/EM advised that to meet the increase in demand for school places and to achieve the policy target of enabling 60% of primary pupils in public sector schools to study on a whole-day basis by September 2002, an additional 73 primary schools would be provided between August 1998 and August 2002. The up-to-date position was that 63 of these schools were either completed or under construction. Upon approval of the present proposal, eight additional schools would still be required. PAS/EM assured members that the Administration would put up funding proposals for the remaining schools as soon as possible and in any case, before the end of 2000 to enable completion of the schools before the commencement of school year 2002/03.

12. The item was voted on and endorsed.

Head 707 - New Towns and Urban Area Development

PWSC(1999-2000)93 164CL Tseung Kwan O development, engineering works in Siu Chik Sha, stage 2 - remainder

13. On environmental implications of the project, Miss Emily LAU sought elaboration on the Mass Transit Railway Corporation (MTRC)'s undertaking to provide adequate ventilation in the two proposed public transport interchanges (PTIs) to comply with established standards and guidelines. In response, the Director of Territory Development (DTD) advised that the Environmental Protection Department had issued a set of guidelines on ventilation in PTIs which also prescribed the limits on the concentration level of certain obnoxious gases in the air. The design of the ventilation system for the proposed PTIs would follow these guidelines and the air quality during the operation of the PTIs would be monitored to ensure that the prescribed standards would be met.

14. In this connection, Miss Emily LAU enquired whether the ventilation in all existing PTIs was up to the prescribed standards. In reply, the Government Engineer (Strategic Infrastructure), Transport Department advised that for those PTIs the ventilation systems of which had not been designed according to the current standards, the Transport Department would monitor the air quality of these PTIs and undertake necessary improvement measures. In view of members' concern, the Chairman requested and the Administration agreed to provide further information in this respect. Miss Emily LAU suggested that information should also be provided on the PTIs which met the prescribed air quality standards and those which did not, as well as the measures to be taken to

Admin

improve the situation of the latter.

15. Referring to the short-term environmental impacts of the project described in paragraph 13 of the discussion paper, Miss Emily LAU sought clarification on the extent and effect of possible landfill gas and leachate migration during the construction of the PTIs and the corresponding mitigation measures. In reply, DTD advised that the proposed PTIs in Area 86 were located on reclaimed land, but there were completed landfills in the north and southeast. Although there was some distance between the proposed PTIs and the landfills, there was a possibility that the construction works for the PTIs might cause landfill gas and leachate migration from the landfills. As such, MTRC would require the contractor concerned to take safety measures such as requiring construction workers to wear protective clothing and installing monitoring devices at the works site to monitor any landfill gas and leachate migration.

16. Mr LEE Wing-tat enquired whether soil settlement would occur at the proposed PTIs, and if so, what measures would be taken to ensure that the operation of the PTIs would not be adversely affected by problems arising from soil settlement. In reply, DTD confirmed that Area 86 was formed by reclamation which had been completed in 1996. As some four years had passed, the soil settlement process had largely stabilized. The proposed PTIs would be located underneath the property development in Area 86 but above the foundation level. MTRC had taken into account the soil settlement factor in the design for the comprehensive development in Area 86, including the proposed PTIs. The Administration therefore did not envisage that the operation of the PTIs would be affected by any major problem associated with soil settlement.

17. Referring to the entrustment cost comprising an on-cost at 16.5% of the project construction cost payable to MTRC for undertaking the planning, design and supervision and the insurance costs, Mr LEE Wing-tat commented that while it was reasonable to entrust the construction of the PTIs to MTRC, the on-cost rate of 16.5% was on the high side. He pointed out that the Housing Authority and private developers were no longer in favour of a scale fee approach for calculating consultants' on-cost for planning, design and supervision of construction projects and that MTRC itself did not adopt the scale fee approach for its own projects.

18. In response, DTD explained that charging an on-cost at 16.5% of the construction cost for undertaking the planning, design and supervision work of a project was a standard mutual arrangement for entrustment projects between the Government and MTRC and the arrangement had been working to the satisfaction of both sides. In this connection, the Deputy Secretary for the Treasury (DS/Tsy) also briefed members on the background of the entrustment arrangement arising from a number of Airport Core Programme projects implemented through mutual entrustment between the Government and MTRC.

Instead of computing the on-costs incurred by the Government or MTRC for each entrustment project which might be cumbersome and time-consuming, the Government and MTRC had decided to adopt an agreed standard percentage of the construction cost as the on-cost for all entrustment projects. The standard percentage of 16.5% had been arrived at by averaging the on-costs under the consultancy contracts for Government projects and MTRC projects over a certain period of time. Members also noted that the 16.5% on-cost rate was also applicable to projects entrusted by MTRC to the Government. DS/Tsy added that if the entrustment only involved part of the planning, design and supervision work of a project, an on-cost rate below 16.5% would be used.

19. In reply to Mr LEE Wing-tat, DTD confirmed that so far, the number of projects entrusted by the Government to MTRC was more than those entrusted by MTRC to the Government. Mr LEE maintained his view that the 16.5% on-cost rate was too high, in particular for large scale projects.

20. The item was voted on and endorsed.

Head 703 - Buildings

PWSC(1999-2000)94 13NM Conversion of Centre Street Market, Sai Ying Pun, phase 2

21. Referring to a recent report that the level of bacteria in the air of a retail market in Ap Lei Chau was six times higher than the prescribed standard, Mr LAW Chi-kwong enquired about the air quality of the existing Centre Street Market (CSM) and the improvements likely to result from the present proposal, namely, the provision of air-conditioning and improvement of the exhaust system of the cooked food stalls. In reply, DArchS confirmed that at present, the air quality of CSM was not satisfactory. However, after completion of the improvements works under the present proposal, the air quality would satisfy the prescribed standards. At Mr LAW's request, DArchS agreed to provide further information on the air quality of the existing CSM in relation to the current prescribed standards.

Admin

22. Responding to Miss Emily LAU's comment about the unsatisfactory arrangement of collecting refuse on the street, DArchS confirmed that the enlarged refuse collection point of 220 square metres would be adequate to enable refuse collection vehicles to load and unload refuse within the refuse collection point instead of operating on street as at present.

23. Mr Gary CHENG enquired about the construction period for the proposed pedestrian footbridge linking up CSM and the new Sai Ying Pun Market across Centre Street. In reply, the Project Director, ArchSD (PD/ArchSD) advised that the component parts of the footbridge would be pre-fabricated off-site and then

transported to the CSM site for assembly and erection. The assembly and erection works to be carried out on the CSM site would only take about one month to complete while physical placement of the bridge across the road would be done during one night only. The footbridge was scheduled for completion in late 2001.

24. Noting that a 16% on-cost chargeable by ArchSD on the former Provisional Urban Council (PUC) had been discounted from the project estimate, Miss Emily LAU enquired whether there was any cost saving resulting from the transfer of project management responsibility from the former PUC to the Government. In reply, DS/Tsy and DArchS explained that upon transfer of the capital works projects from the capital works programmes of the former Provisional Municipal Councils to the Public Works Programme (PWP) of the Government, ArchSD would continue to be responsible for the planning, design and supervision of the projects but there would be no need to include the costs incurred by ArchSD for providing its input in the relevant project estimates/costs under PWP. They pointed out that this was mainly a change in accounting arrangement and did not involve any actual saving on public expenditure.

25. The item was voted on and endorsed.

PWSC(1999-2000)95 48RE Renovation to external walls of Sha Tin and Tuen Mun Town Hall Complexes

26. Noting that the Sha Tin Town Hall Complex and the Tuen Mun Town Hall Complex were only built in 1986 and 1987 respectively, but the glass mosaic tiles used for the finish of the external walls of the complexes had already deteriorated to a serious extent, Mr TAM Yiu-chung enquired whether the deterioration was also attributable to poor workmanship of the construction works. In reply, DArchS explained that mosaic tiles were a popular finish material for buildings in the 70s and 80s and the choice of this material for the two town hall complexes was appropriate at the time of their construction. However, mosaic tiles were susceptible to weathering in particular during alternate periods of rainstorms and bright sunshine and were no longer widely used, particularly as more durable materials were available at comparable costs. The Government had also decided not to use mosaic tiles as finish material for new Government buildings except for low rise buildings. DArchS further advised that similar deterioration for mosaic tiles was found on the external walls of other Government buildings built during that time. Therefore, the Administration had drawn up plans for comprehensive replacement or refurbishment of the external walls of these buildings. He confirmed that the present problem with the external walls of the two complexes was largely attributed to the use of mosaic tiles as finish, rather than the workmanship of the initial construction works.

27. In this connection, Miss CHAN Yuen-han expressed concern about possible safety hazards posed by many buildings in Hong Kong, in particular public housing estates, which were finished with mosaic tiles. In response, DArchS advised that buildings finished with mosaic tiles built more than 10 years ago would indeed require regular refurbishment or an one-off replacement of the tiles. It was the responsibility of the property owners of these buildings to carry out necessary refurbishment or replacement works to avoid debonding of mosaic tiles which might jeopardize public safety. As a responsible property owner, the Government had a dedicated team of staff for monitoring the maintenance conditions of the external walls of Government buildings.

28. Miss Emily LAU enquired about the cost comparison between ceramic tiles, which were chosen for the proposed external wall replacement works, and alternative finish materials. PD/ArchSD provided the following information which had also been presented to the former Provisional Regional Council -

<u>Material</u>	<u>Estimated project cost</u>	
	Sha Tin	Tuen Mun
	(\$ million)	
Metal cladding (plain surface)	137.5	131.2
Granite slabs	99.5	94.2
Metal cladding (ribbed surface)	84.0	79.8
Ceramic tiles	36.3	33.3

29. DArchS further informed members that ceramic tiles were much more durable than mosaic tiles. The external walls of existing Government buildings finished with ceramic tiles and built about 15 years ago were still in good condition. He estimated that the life span of ceramic tiles was about twice that of mosaic tiles. As regards the colour scheme of the external walls of the two town hall complexes upon refurbishment, PD/ArchSD said that the proposed colours, which would range between beige and brown, would be in harmony with the surrounding environment.

30. The item was voted on and endorsed.

**PWSC(1999-2000)96 44RG Indoor recreation centre cum library
in area 100, Ma On Shan**

31. Whilst expressing support for the present proposal, Miss Emily LAU queried the shortfall in the existing provision of indoor recreation centres (IRCs) and district libraries in Ma On Shan as compared to the level of provision recommended under the Hong Kong Planning Standards and Guidelines (HKPSG) and enquired whether more IRCs were planned for Ma On Shan.

32. In response, the Assistant Director (Leisure Services), Leisure and Cultural Services Department acknowledged that at present, only a small IRC in Heng On Estate with one basketball court and three badminton courts was available in Ma On Shan. The proposed IRC could accommodate three basketball courts, while most IRCs could accommodate two basketball courts only. As regards plans for more IRCs in Ma On Shan, he advised that while the HKPSG laid down the recommended provision of facilities in relation to population as a general reference for planning, whether more IRCs would be built would depend very much on the future utilization of the proposed IRC. He added that as the utilization rate of the existing IRC in Heng On Estate was very high, the proposed IRC was justified.

33. Miss Emily LAU considered that in planning for recreation facilities, the HKPSG should be followed as far as possible. She remarked that the acute shortage of sports and recreation facilities in Ma On Shan might be a cause for youth crimes in the district. To obtain more information on the existing provision of IRCs and other sports and recreation facilities such as tennis courts, Miss Emily LAU requested and the Administration agreed to provide an information paper setting out the existing and planned provision of sports and recreation facilities in all districts against the recommended provision under the HKSPG. The Chairman advised that the paper should also be provided to the Panel on Home Affairs, where members might pursue the subject if they so wished.

Admin
XX

34. Regarding the opening hours of the proposed IRC, the Assistant Director (Leisure Services), Leisure and Cultural Services Department informed members that the IRC would be open daily from 7:00 am to 11:00 pm.

35. The item was voted on and endorsed.

PWSC(1999-2000)97 366RO Local open space in area 44, Tuen Mun

36. Miss Emily LAU expressed grave concern that even with the provision of an additional 1.76 hectares of Local Open Space (LOS) and three tennis courts under the present proposal, the level of provision in Tuen Mun would still fall short of the recommended provision under the HKPSG. Miss LAU queried the reasons for the serious shortfall and enquired about further plans for providing more LOS and tennis courts in Tuen Mun.

37. In response, the Deputy Director (Administration), Leisure and Cultural Services Department advised that the Administration would undertake a comprehensive review of the HKPSG and the existing and planned provision of sports and recreation facilities in various districts in the light of present-day circumstances. She also confirmed that the Administration would provide an information paper on the existing and planned provision of sports and recreation

facilities in all districts for the Home Affairs Panel and would discuss with the Panel on the future plans for the provision of these facilities. Miss Emily LAU cautioned that the Administration should not seek to circumvent the problem of under-provision of recreation facilities by lowering the standards recommended in the HKSPG.

Admin 38. Mr LEE Wing-tat enquired whether the sites along the coast and adjacent to the areas designated as LOS had been earmarked for a fish market, and if so, he suggested that tall trees should be planted along the LOS areas to abate the noise and adverse visual impact of the fish market. In reply, the Senior Staff Officer (Planning), Leisure and Cultural Services Department confirmed that its location was some distance away from the proposed LOS sites but the Department would consider Mr Lee's suggestion.

39. The item was voted on and endorsed.

PWSC(1999-2000)98 367RO Jordan Valley Playground, phase 2, stage 2

Admin 40. Noting that a feasibility study on the proposed morning trail/jogging track would be undertaken, Miss CHAN Yuen-han enquired whether the feasibility of the morning trail/jogging track had been examined by the former PUC and when the feasibility study would be completed. In reply, DArchS explained that when this project was discussed by the former PUC, some PUC members had suggested a morning trail along the slopes to the eastern end of the Jordan Valley Leisure Pool to facilitate morning walkers as presently proposed. The Geotechnical Engineering Office (GEO) had subsequently advised that the morning trail development would require slope stabilization works, the scope of which hinged on the geotechnical condition of the slopes in question. In view of GEO's advice, ArchSD had suggested an alternative routing for the morning trail but PUC members considered that the routing as presently proposed should be pursued. As such, a feasibility study was required to ascertain the scope of slope stabilization works for the proposed morning trail. DArchS further informed members that the feasibility study would be completed in about three months. At members' request, DArchS agreed to report the findings of the study to the Subcommittee.

41. In reply to Mr Fred LI's enquiry about the funding for the slope stabilization works for the proposed morning trail/jogging track, DArchS confirmed that the provision of \$18.2 million for geotechnical works in the project estimate did not include the slope stabilization works required for the morning trail/jogging track but would cover the works on the slopes facing the playground proper. He further advised that if construction of the morning trail/jogging track was confirmed feasible but would require additional funds for the associated slope works, supplementary provision would be sought.

Depending on the amount required, funding would be requested either by way of another proposal to the Finance Committee via this Subcommittee, or to the Financial Secretary for approval under delegated authority.

42. In reply to Mr CHAN Kam-lam's enquiry about the provision of landscaping and trees planting in the playground proper, DArchS advised that Jordan Valley Playground, comprising phases 1 and 2, was characterised by extensive landscaping and tree planting as evidenced in the phase 1 playground which had been commissioned for a few years. He assured members that as far as practicable, trees would be planted on the slopes overlooking the Jordan Valley Leisure Pool and alongside the facilities in the phase 2 playground.

43. On Mr CHAN Kam-lam's concern about the adequacy or otherwise of pedestrian crossing facilities for access to the phase 2 playground from the housing estates nearby, DArchS advised that the adequacy of safe pedestrian crossing facilities had been examined in the traffic impact assessment for the project. He assured members that there would be safe pedestrian crossing facilities leading to the entrances to the playground.

44. Referring to the existing provision of recreation facilities and open space in the Kwun Tong District and the recommended provision under the HKSPG, Miss Emily LAU reiterated her grave concern about the acute shortage of recreation facilities and open space in the district. The Chairman requested the Administration to take note of Miss LAU's concern and follow up the matter in conjunction with the Home Affairs Panel.

Admin
XX

45. The item was voted on and endorsed.

PWSC(1999-2000)99 369RO Improvement to the Victoria Park in Causeway Bay

46. In reply to Miss CHAN Yuen-han's enquiry, DArchS confirmed that the scope and design of the facilities to be upgraded/provided under the present proposal had been approved by the former PUC.

47. Miss Emily LAU enquired whether and how the proposed improvement works would affect the holding of large-scale public events such as the "June 4th memorial night" during the construction period. In reply, DArchS advised that the holding of regular and planned public events in the park had been fully taken into account when drawing up the works programme. In the past, the "June 4th memorial night" had been held in the soccer pitches marked "27" on the layout plan enclosed to the discussion paper. The works on these soccer pitches would be carried out in two phases. According to the works programme, only two out of the six pitches would be under construction in June 2000. He added that the schedule for the works at area "27" had been approved by the former PUC.

48. Mr LEE Wing-tat enquired about the feasibility of building a performance platform at the central lawn marked "19" on the layout plan to accommodate small-scale open-air cultural performances during which the audience would be allowed to sit on the lawn. In reply, DArchS advised that provision of facilities to accommodate small-scale cultural performances had already been taken into account in the project plan. A hill knoll pavilion and a band stand would be provided at the areas marked "7" and "13" respectively on the layout plan. Mr LEE nevertheless considered that the central lawn would be a more suitable venue for small-scale cultural performances as more audience could be accommodated in a relaxed environment. While agreeing to consider Mr LEE's suggestion, DArchS remarked that to allow flexible use of facilities, it might be preferable to erect temporary structures at the central lawn or other open areas in the park to accommodate different kinds of activities.

49. In reply to Miss CHAN Yuen-han's enquiry, DArchS confirmed that area "13" on the layout plan had been the location for staging the "City Forum" television programme. The area could continue to be used for staging the programme after the proposed improvement works. The Administration also took note of Miss CHAN Yuen-han's comment that the design of the mist fountain in Victoria Park should not resemble that of the existing fountain in the Hong Kong Zoological and Botanical Garden which Miss CHAN considered aesthetically unappealing.

50. Noting that the fourth harbour crossing under planning might have an exit at Victoria Park, Mr CHAN Kam-lam expressed concern on whether the proposed improvement works had taken into account the possible interface with the fourth harbour crossing. In reply, DArchS confirmed that this development had been taken into account in the project plan and that all the three options for the landing of the fourth harbour crossing would not affect the facilities to be upgraded/provided under the present proposal.

51. The item was voted on and endorsed.

PWSC(1999-2000)100 234RS Water Sports Centre at Stanley Main Beach

52. The item was voted on and endorsed.

PWSC(1999-2000)101 235RS Improvement works to Lady

**MacLehose Holiday Village and Sai
Kung Outdoor Recreation Centre**

53. In reply to Miss CHAN Yuen-han's enquiry about the licensing of the holiday camps, DArchS confirmed that when the Lady MacLehose Holiday Village and the Sai Kung Outdoor Recreation Centre were converted into holiday camps in the 1980s, the Hotel and Guesthouse Accommodation Ordinance had not been enacted.

54. The item was voted on and endorsed.

Head 704 - Drainage

**PWSC(1999-2000)102 208DS Outlying Islands sewerage, stage 1,
phase 1**

55. The Chairman informed members that this proposal and the proposal under the next item PWSC(1999-2000)103 had been discussed at the Panel on Environmental Affairs on 5 November 1999 and 10 February 2000.

56. Mr TAM Yiu-chung informed members that residents in Cheung Chau were in support of the proposed sewerage improvement works and called for their early implementation.

57. Miss Emily LAU agreed that there was a need to expedite the proposed improvement works. However, she commented that although the proposed replacement outfall would discharge sewage at a location farther away from Cheung Chau and Tai Kwai Wan and thus would bring about improvement to the water quality in the vicinity, there was no information as to whether the proposed sewerage works would result in an overall improvement to the marine environment. She was particularly concerned that the proposed outfall would only divert the existing pollution problem from the waters around Cheung Chau to waters in the outer region.

58. In response, the Assistant Director (Waste and Water), Environment Protection Department (AD/EPD) advised that the following three parameters were considered in drawing up strategic sewerage plans -

- (a) the level of sewage treatment to be applied;
- (b) the quantity of sewage to be dealt with; and
- (c) the dilution and dispersion capacity of the receiving area.

59. AD/EPD further explained that currently, sewage collected in Cheung Chau was subject to primary level treatment before discharge. The proposed improvement works would not involve the upgrading of sewage treatment since

the waters into which the proposed 750-metre long replacement outfall would discharge effluent was fast-flowing with high dilution and dispersion capacity. Hence, the Administration did not consider it necessary to upgrade the treatment level. Whilst the water quality of Tai Kwai Wan would be substantially improved with the level of E.Coli concentration reduced by 60% upon the operation of the replacement outfall, the new receiving area would not be subject to undue impact given its high dispersion and dilution capacity. AD/EPD further assured members that the environmental impact assessment study for the proposed improvement works had confirmed that the existing primary level treatment coupled with the proposed improvements would be adequate to meet the relevant water quality objectives (WQO).

60. In reply to Mr LEE Wing-tat's enquiry about the pollutant removal efficiency of primary level sewage treatment, AD/EPD advised that primary level treatment comprised mainly the sedimentation process which could remove 60-70% of solids and 30-40% of organic pollutants.

61. Mr LEE Wing-tat enquired whether upon completion of the improved works, the water quality of Tai Kwai Wan could reach the standards for gazetted beaches after a certain period of time. In reply, AD/EPD confirmed that after the completion of the proposed works, the water quality of the beach would be able to satisfy the standards for gazetted beaches at all times.

62. The item was voted on and endorsed.

PWSC(1999-2000)103	52DS	Ting Kau development : sewerage and sewage treatment works including submarine outfall
	126DS	Sham Tseng sewerage and sewage treatment and disposal facilities

63. Noting from the information provided by the Administration that even with the proposed improvement works, only two of the seven beaches in Tsuen Wan would meet the WQO for swimming, Miss Emily LAU enquired whether a longer submarine outfall would result in greater improvement, and if so, the reasons for not constructing a longer outfall. She also questioned the impact of the proposed outfall on the water quality of the adjacent Gemini Beach.

64. In reply, AD/EPD agreed that a longer outfall leading to outer waters where the water flow was faster and had higher dispersion and dilution capacity would bring about greater improvement to the beaches in the vicinity. However, on being consulted, the Marine Department advised that further extension of the outfall would affect navigation safety of the fairways nearby. Having regard to all relevant factors, it was considered that a 160-metre long outfall and the

application of chemical treatment (plus disinfection) would be adequate for proper treatment and disposal of sewage for the areas in question.

65. As to whether navigation safety had been a factor for consideration in the case of the proposed outfall in Cheung Chau under the previous item PWSC(1999-2000)102, the Chief Engineer (Consultants Management), Drainage Services Department (CE/DSD) advised that the outfall in question would not encroach on the fairways nearby.

66. On some members' concern expressed earlier on about the adequacy of chemical treatment to achieve the relevant WQO, AD/EPD said that an information paper (issued vide LC Paper CB(1)507/99-00) had been provided to the Panel on Environmental Affairs. He pointed out that at present, there were more secondary level sewage treatment plants than chemical sewage treatment plants in Hong Kong. The Administration did not have any pre-conceived preference for or against secondary level treatment per se. As far as the present proposal was concerned, the critical environmental goal was the bacterial WQO for swimming at the nearby beaches. Therefore, a disinfection process would also be included in the proposed sewage treatment plant to maximize possible improvement to the bacteriological conditions of the beaches. He confirmed that in the case of Ting Kau and Sham Tseng, secondary level treatment without disinfection would be even less effective than chemical treatment with disinfection. While secondary level treatment plus disinfection would be slightly more effective, the costs incurred would be substantially higher. It would therefore be more cost-effective to adopt the chemical treatment method plus disinfection in the present case.

67. As regards the impact of the proposed 160-metre long outfall on the water quality of the adjacent Gemini Beach, CE/DSD advised that under the worst scenario, the disinfected sewage discharged from the outfall would only result in a very low level of E.Coli concentration at the beach, between 8 to 20 count in every 100 millilitres.

68. In this connection, Mr LEE Wing-tat sought clarification on whether the proposed works would have an adverse impact on the water quality of the nearby beaches. In response, CE/DSD clarified that the polluted water was finding its way to the beaches resulting in high bacteria concentration. The overall bacteriological conditions at the adjacent beaches would be improved after implementation of the proposed improvements. The disinfected sewage plume discharged from the proposed outfall would have negligible effect on the bacteriological conditions at the adjacent beaches.

69. Mr LEE Wing-tat further enquired when the remaining five beaches in Tsuen Wan, apart from the Lido Beach and Casam Beach, would be able to meet the water quality standards for gazetted beaches after implementation of the proposed improvement works. In reply, AD/EPD pointed out that the pollution

at the beaches were caused by local and background sources. While the sewerage works presently proposed would deal with the local pollution sources, they would not resolve the background pollution sources contributed from Victoria Harbour and the north-western waters. As such, significant improvement to the water quality of these beaches could only be expected upon completion of the various stages of the Strategic Sewage Disposal Scheme (SSDS) in year 2008.

70. Dr Raymond HO asked whether the completion of the Stage 1 works under the SSDS would bring about improvement to the water quality of the aforesaid beaches. In reply, AD/EPD pointed out that as the treatment plant to be constructed at Stonecutters Island under Stage 1 of SSDS would not be equipped with disinfection facilities, completion of the Stage 1 works would not bring about significant improvement to the water quality of the beaches in question. Dr Raymond HO suggested that the Administration should consider advancing the construction of disinfection facilities at the Stonecutters Island treatment plant. In this regard, the Chairman suggested that issues related to SSDS should be pursued at the relevant Panel if members so wished.

71. Dr Raymond HO referred to paragraph 29 of the discussion paper and sought elaboration on the nature of the testing to be conducted in the initial 12 months of commissioning of the proposed facilities. The Director of Drainage Services (DDS) advised that these tests would be carried out mainly to evaluate the effectiveness of the proposed sewage treatment process such as the disinfection facilities.

72. As a number of road projects were underway or under planning in the Sham Tseng area, Mr CHAN Kam-lam was concerned whether the proposed sewerage works had been scheduled in conjunction with these road projects in order to minimize road opening works which were disruptive to road traffic. In reply, DDS confirmed that a mechanism was in place to ensure good co-ordination between sewerage/drainage projects and highway projects. CE/DSD supplemented that the Drainage Services Department had entered into entrustment arrangements for all the planned sewerage works at Castle Peak Road with the Highways Department in connection with the Castle Peak Road widening project. He further assured members that after widening of the Castle Peak Road, no road opening works related to the proposed sewerage works would be required if the present proposal was approved and implemented as scheduled.

73. The item was voted on and endorsed.

74. The Subcommittee was adjourned at 12:53 pm.